

**WICHITA-SEDGWICK COUNTY**  
**METROPOLITAN AREA PLANNING COMMISSION AGENDA**  
**September 20, 2007**

The regular meeting of the Wichita-Sedgwick County Metropolitan Area Planning Commission will be held on **THURSDAY, September 20, 2007**, in the Planning Department Conference Room City Hall- 10<sup>th</sup> Floor, 455 N. Main Street, Wichita, Kansas beginning, at **1:30 P.M.** **If you have any questions regarding the meeting or items on this agenda, please call the Wichita-Sedgwick County Metropolitan Area Planning Department at 316.268.4421.**

1. Approval of the September 6, 2007 MAPC minutes.
2. Election of Chairman and Vice Chairman (deferred from September 6, 2007).
- ❖ **Items # 3-1 and 3-2 may be taken in one motion unless there are questions or comments.**
3. Consideration of Subdivision Committee recommendations from the meeting of September 13, 2007. Don Anderson, David Dennis, Michael Gisick, Debra Miller Stevens, M.S. Mitchell and G. Nelson Van Fleet were present. Copies of their recommendations have been furnished to the Planning Commission. Bill Johnson was not present.  
Agenda Item 3-1 (SUB2007-78) Approved, vote (6-0); Agenda Item 3-2 (SUB2007-77) Approved, vote (6-0); 4-1 (VAC2007-27) Approved, vote (6-0); 4-2 (VAC2007-28) Approved, vote (6-0).
- 3-1. **SUB 2007-78: One-Step Final Plat -- HAGEMAN ESTATES ADDITION**, located on the north side of 39<sup>th</sup> Street South and west of 295<sup>th</sup> Street West.  
  
*Engineer: Terra Tech Land Surveying, Inc.*  
*Acreage: 14*  
*Total Lots: 3*
- 3-2. **SUB 2007-77: One-Step Final Plat -WEBB BUSINESS PARK ADDITION**, located North of 37<sup>th</sup> Street North and on the west side of Webb Road.  
  
*Engineer: PEC, P.A.*  
*Acreage: 80.00*  
*Total Lots: 7*
- ❖ **PUBLIC HEARINGS – VACATION ITEMS**  
**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**  
**Items #4-1 and 4-2 may be taken in one motion, unless there are questions or comments.**  
***Complete legal descriptions are available for public inspection at the Metropolitan Area Planning Department – 10<sup>th</sup> Floor, City Hall, 455 N. Main Street, Wichita, Kansas.***
- 4-1. **VAC 2007-27: Request to vacate portions of platted floodway reserves (County)**, generally located midway between West Street and Meridian Avenue, midway between 69th and 61st Street North, on the east side of Sheridan Avenue.
- 4-2. **VAC 2007-28: Request to vacate platted setbacks and platted public street right-of-way,**

generally located midway between Harry Street and Pawnee Avenue, on the west side of Hoover Road.

❖ **PUBLIC HEARINGS**

**ADVERTISED TO BE HEARD NO EARLIER THAN 1:30 P.M.**

5. Case No.: ZON2007-42  
Request: City zone change from "SF-5" Single-family Residential to "LC" Limited Commercial.  
General Location: South and east of the intersection of Harry Street and Rock Road.  
Presenting Planner: Derrick Slocum
6. Case No.: CUP2007-43  
Request: DP-209 Amendment #1 to alter the boundaries of Parcel 1 and 3, and to permit an auto sales facility within the revised Parcel 3.  
General Location: North and west of the intersection of Tyler Road and Central Avenue.  
Presenting Planner: Bill Longnecker
7. Case No.: CUP2007-44  
Request: DP-307 Creation of new Community Unit Plan to permit single-family, patio, zero lot line, duplex, triplex or quadplex homes.  
General Location: ¼ mile east of Ridge Road and south of 13th Street North and Ridge Road.  
Presenting Planner: Dale Miller
8. Case No.: CON2007-32  
Request: County Conditional Use to permit outdoor recreation and entertainment on approximately 12 acres zoned "Rural Residential",  
General Location: Approximately 1/2 mile north of 53rd Street North and west of Tyler Road.  
Presenting Planner: Dale Miller
9. Other matters/Adjournment.  
**John L. Schlegel, Secretary**  
**Wichita-Sedgwick County Metropolitan Area Planning Commission**